

039.0

Map

0004

Block

0005.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 608,000 /

USE VALUE: 608,000 /

ASSESSED: 608,000 /

Total Card /

Total Parcel

608,000

608,000

608,000

PROPERTY LOCATION

No	Alt No	Direction/Street/City
6		YALE RD, ARLINGTON

OWNERSHIP

Owner 1:	GRENIER STEVEN J--ETAL
Owner 2:	GRENIER LAURA GARZA
Owner 3:	
Street 1:	6 YALE RD
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	
Postal:	

NARRATIVE DESCRIPTION

This parcel contains .174 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1954, having primarily Wood Shingle Exterior and 1152 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7596		Sq. Ft.	Site		0	64.	0.85	3									414,642						414,600	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	7596.000	193,400		414,600	608,000
Total Card	0.174	193,400		414,600	608,000
Total Parcel	0.174	193,400		414,600	608,000
Source:	Market Adj Cost	Total Value per SQ unit /Card:	527.78	/Parcel:	527.78

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	193,400	0	7,596.	414,600	608,000		Year end	12/23/2021
2021	101	FV	186,900	0	7,596.	414,600	601,500		Year End Roll	12/10/2020
2020	101	FV	186,900	0	7,596.	414,600	601,500	601,500	Year End Roll	12/18/2019
2019	101	FV	172,300	0	7,596.	375,800	548,100	548,100	Year End Roll	1/3/2019
2018	101	FV	172,300	0	7,596.	356,300	528,600	528,600	Year End Roll	12/20/2017
2017	101	FV	172,300	0	7,596.	311,000	483,300	483,300	Year End Roll	1/3/2017
2016	101	FV	172,300	0	7,596.	265,600	437,900	437,900	Year End	1/4/2016
2015	101	FV	161,300	0	7,596.	246,200	407,500	407,500	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MORRISON JOHN J	22362-518		9/3/1992		159,900	No	No	Y	

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MORRISON JOHN J	22362-518		9/3/1992		159,900	No	No	Y	

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MORRISON JOHN J	22362-518		9/3/1992		159,900	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/18/2015	1950	New Wind	7,000					9 new windows
6/11/2013	830	Manual	5,000					
8/4/2008	876	New Wind	4,780					

ACTIVITY INFORMATION

Date	Result	By	Name
10/5/2016	Measured	DGM	D Mann
10/5/2016	Permit Visit	DGM	D Mann
4/30/2014	External Ins	PC	PHIL C
7/12/2013	Info Fm Prmt	EMK	Ellen K
4/27/2009	Measured	163	PATRIOT
2/20/2000	Mailer Sent		
2/17/2000	Measured	197	PATRIOT
11/1/1981		MM	Mary M

Sign:

VERIFICATION OF VISIT NOT DATA

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

AssessPro Patriot Properties, Inc